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0005.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

1,026,500 / 1,026,500

USE VALUE:

1,026,500 / 1,026,500

ASSESSED:

1,026,500 / 1,026,500


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
30		CLEVELAND ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: BARRETT RYAN/ELISSA	
Owner 2:	
Owner 3:	

Street 1: 30 CLEVELAND STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: ALLISON PETER H/ETAL -

Owner 2: GABRIEL NANCY E -

Street 1: 30 CLEVELAND STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 5,197 Sq. Ft. of land mainly classified as One Family with a Multi-Garden Building built about 1900, having primarily Clapboard Exterior and 2177 Square Feet, with 2 Units, 3 Baths, 0 3/4 Bath, 1 HalfBath, 11 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 13 - Multi-Garden	2	Rating: Very Good															
Sty Ht: 2H - 2 & 1/2 Sty	1	Rating: Very Good															
(Liv) Units: 2	Total: 2																
Foundation: 3 - BrickorStone				3/4 Bath: Rating:													
Frame: 1 - Wood				A 3QBth Rating:													
Prime Wall: 2 - Clapboard				1/2 Bath: 1 Rating: Very Good													
Sec Wall: %				A HBth: Rating:													
Roof Struct: 1 - Gable				OthrFix: Rating:													
Roof Cover: 1 - Asphalt Shgl				OTHER FEATURES													
Color: PURPLE				Kits: 1 Rating: Very Good													
View / Desir:				A Kits: Rating:													
				Fpl: Rating:													
				WSFlue: Rating:													
GENERAL INFORMATION								CONDOS INFORMATION									
Grade: C - Average				Location:													
Year Blt: 1900		Eff Yr Blt:															
Alt LUC:		Alt %:															
Jurisdct: G12		Fact: .															
Const Mod:																	
Lump Sum Adj:																	
INTERIOR INFORMATION								DEPRECIATION									
Avg Ht/FL: STD				Phys Cond: GV - Good-VG	10.	%											
Prim Int Wall: 2 - Plaster				Functional:		%											
Sec Int Wall: %				Economic:		%											
Partition: T - Typical				Special:		%											
Prim Floors: 2 - Softwood				Override:		%											
Sec Floors: %				Total:	10.8	%											
Bsmnt Flr: 12 - Concrete				Basic \$ / SQ:	170.00												
Subfloor:				Size Adj.:	1.13231504												
Bsmnt Gar:				Const Adj.:	0.99000001												
Electric: 3 - Typical				Adj \$ / SQ:	190.569												
Insulation: 2 - Typical				Other Features:	131264												
Int vs Ext: S				Grade Factor:	1.00												
Heat Fuel: 2 - Gas				NBHD Inf:	1.00000000												
Heat Type: 15 - H.V.A.C				NBHD Mod:													
# Heat Sys: 2	% Heated: 100	% AC: 100		LUC Factor:	1.00												
Solar HW: NO	Central Vac: NO			Adj Total:	634341												
% Com Wall	% Sprinkled:			Depreciation:	68509												
				Depreciated Total:	565832			WtAv\$/SQ:	AvRate:	Ind.Val							
MOBILE HOME				Serial #:													
SPEC FEATURES/YARD ITEMS				Year:													
				Color:													
								PARCEL ID 025.0-0001-0005.0									
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
2	Frame Shed	D	Y	18X10		A	AV	2010	0.00	T	7.2	101					
More: N	Total Yard Items:					Total Special Features:								Total:			